



Torwood Lodge

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Torquay, Devon, TQ1 1EQ

Dartmouth 11 miles Totnes 10 miles Exeter 21 miles

Torwood Lodge is a fine Grade II Listed Victorian home ideally positioned within easy striking distance of the Harbour whilst enjoying views over Torwood Park.

- An Extensively Renovated & Modernised Detached Victorian Villa
- Finished to an Extremely High Standard
- Parking for Several Vehicles & A Triple Garage
- Two Potential Holiday Lets / Annexe Space
- Basement with Office, Games Room & Cinema Room
- Close to the Harbour & Local Amenities
- Freehold
- Council Tax Band F

Asking Price £1,395,000

SITUATION & DESCRIPTION

Torwood Lodge is a fine Grade II Listed Victorian home ideally positioned within easy striking distance of the Harbour whilst enjoying views over Torwood Park. This exquisite family residence presents a harmonious blend of timeless elegance and contemporary convenience. Boasting over 5,000 sq ft of versatile living space, the residence has been thoughtfully updated by its current owners, seamlessly marrying modern amenities and convenience with the charm of its heritage. Adorned with high ceilings, expansive sash windows, and meticulously crafted ornate details, the home radiates an air of refined sophistication whilst providing a comfortable home. With a flexible living space set over three floors including a basement level with games room, office and cinema room plus Annexe space/two holiday lets ideal for multi generational families or anyone looking to generate an income. Nestled in its own grounds measuring over a third of an acre with expansive lawns, raised patios and parking for several vehicles plus a triple garage block for extra storage.

Experience the epitome of convenience and coastal living where you'll enjoy easy access to nearby bus stops, a leisurely stroll to the picturesque Torquay harbour and local amenities, all within walking distance. Torquay is one of three beautiful towns forming the sheltered Tor Bay and is renowned for the warm climate, clear bathing waters and clean air. The local beaches form a golden arc around the bay with shingle coves scattered nearby. The town provides a wonderful quality of life for its residents with excellent shopping, waterside restaurants, a theatre and bars. Internationally renowned water sports are held in the sheltered bay, with the marina providing excellent mooring facilities for luxury yachts and motor cruisers. The area provides many scenic walks along south Devon's coastal footpaths, with local golf courses also nearby.



ACCOMMODATION

Access to the property is via the grand entrance hall with original stained glass door and windows, doors to all rooms and impressive staircase ascending to the first floor whilst a further staircase leads down to the basement level. The drawing room of this property is a standout feature, characterized by its high ceilings adorned with decorative coving and expansive sash wooden windows offering picturesque views of the gardens. The focal point of the room is the open fire, boasting a stunning marble mantle that adds a touch of elegance and warmth to the space. Engineered wood flooring extends from the drawing room into the kitchen/breakfast room, creating a cohesive and inviting atmosphere. An open archway seamlessly connects the sitting room, enhancing the flow and functionality of the living spaces. In the sitting room, another beautiful marble fireplace takes centre stage, complemented by a cosy wood-burning stove. Wooden sash windows adorned with elegant shutters invite natural light into the room, while high ceilings adorned with decorative coving add to the sense of space and elegance. This inviting space provides a perfect setting for relaxation and entertainment. The bespoke modern fitted shaker style kitchen in this property is any cooks delight, boasting a range of crafted eye-level units and base fittings that offer ample storage. Featuring an inset Belfast style sink, integral double oven paired with an induction hob under a cooker hood, as well as a convenient dishwasher and double fridge freezer, this kitchen is designed to cater to every culinary need. The central island with a breakfast bar serves as a focal point, providing additional workspace and casual dining options. A sash wooden window with a charming window seat offers delightful views over the gardens.

The wooden-framed Victorian style conservatory in this property offers an extension from the drawing room, this inviting space provides ample room for a dining table, offering the perfect setting to enjoy meals while basking in the picturesque views of the landscaped gardens. Back out into the entrance hall, further doors lead to a study with an original cast iron fireplace with marble surround, the space is lit by a large wooden sash window with shutters. A convenient double bedroom with an ensuite shower adds flexibility to the ground floor with a separate WC. Ascend the grand staircase to the first floor where doors lead to all bedrooms. The principal bedroom is a large double room with sash windows overlooking the gardens and onto the park, with an original cast iron fireplace. Bedroom two, another double room enjoys similar views and boasts an ensuite shower room with a double shower cubicle, 'his & her' sinks and a WC. Bedroom three is a comfortable double room whilst bedroom four a single room/nursery with fitted wardrobes. The spacious family bathroom can be found on the first floor benefits from a four piece suite tiled to principal areas. A handy utility area boasts extra storage space with inset sink and space for a washing machine and tumble dryer. From the first floor you can also access what was originally the servants quarters and could be utilised as potential annexe space or two holiday lets. Both spaces within this property have undergone meticulous remodelling and refurbishment by the current owners, showcasing exceptional quality and design. Each section features a double bedroom, lounge, kitchen, and shower room. Offering independent access for convenience, these spaces offer versatility for various living arrangements or rental opportunities. They share a walled garden, complete with a patio and level lawn. On the basement level of this exceptional home something for all the family can be found with a study/office, games room and stunning cinema room.

OUTSIDE

The approach to the property is via two large gates with a hardstanding area providing parking for several vehicles and access to a triple garage block (potential to convert subject to the usual consents). The plot measures over a third of an acre and includes a raised patio area which offers the perfect setting for outdoor gatherings and al fresco dining, while steps lead down to a sprawling lawn area, enclosed by established borders, stone walling, and close boarded panel fencing.

SERVICES

Mains Gas, Electric Water & Drainage, Standard, Superfast and Ultrafast broadband supplied by Openreach and Virgin Media available in the area. Mobile Network likely by O2, Three, EE and Vodafone.

DIRECTIONS

Starting at the Stags Harbourside office, Head north-west on Strand/A379 towards Vaughan Parade, Continue to follow A379, At the roundabout, take the 3rd exit onto Cary Parade/A379, Continue to follow A379, At the roundabout, take the 1st exit onto Torwood St/A379, Continue to follow A379, after the traffic lights take the second right turning into Torwood Gardens Rd and the property will be found immediately on the right.



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



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